

This form furnished by:

Cahaba Title, Inc.

Eastern Office
(205)833-1571
FAX 833-1577

Riverchase Office
(205)988-5600
FAX 988-5905

TITLE NOT EXAMINED

LEGAL DESCRIPTION FURNISHED BY GRANTORS

This instrument was prepared by:

(Name) JOEL C. WATSON, ATTORNEY AT LAW
(Address) P. O. BOX 987
ALABASTER, ALA. 35007

Send Tax Notice to:

(Name) JOE B. CULVER
(Address) 2385 HIGHWAY 75
CALERA, ALA. 35040

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION ~~DOLLARS~~ to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, JAMES B. ELLISON, A MARRIED MAN, C. DALTON ELLISON, A MARRIED MAN, ALICE KATHERINE GAIL ELLISON, A SINGLE WOMAN, AND JANICE E. CULVER, A MARRIED WOMAN, (herein referred to as grantors) do grant, bargain, sell and convey unto JOE B. CULVER AND JANICE E. CULVER

(herein referred to as GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate situated in SHELBY County, Alabama to-wit:

COMMENCE AT THE NW CORNER OF THE NW $\frac{1}{4}$ OF THE SW $\frac{1}{4}$ OF SECTION 9, TOWNSHIP 24 NORTH, RANGE 13 EAST; THENCE RUN NORTH 00 DEG. 39 MIN. 51 SEC. WEST A DISTANCE OF 341.75 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG LAST DESCRIBED COURSE A DISTANCE OF 160.00 FEET; THENCE NORTH 89 DEG. 07 MIN. 39 SEC. EAST A DISTANCE OF 1127.26 FEET; THENCE SOUTH 00 DEG. 43 MIN. 58 SEC. EAST A DISTANCE OF 160.00 FEET; THENCE NORTH 89 DEG. 07 MIN. 39 SEC. EAST A DISTANCE OF 1127.07 FEET TO THE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESTRICTIONS AND RIGHTS-OF-WAY OF RECORD.

THIS IS NOT THE HOMESTEAD OF ANY OF THE GRANTORS HEREIN EXCEPT ALICE KATHERINE GAIL ELLISON, BUT ALICE KATHERINE GAIL ELLISON IS A SINGLE WOMAN.

THE ABOVE GRANTORS CONSTITUTE ALL OF THE HEIRS OF C. E. ELLISON, WHO DIED INTESTATE SEPTEMBER 3, 1983. THERE ARE NO DEBTS OF HIS ESTATE. THE WIDOW OF C. E. ELLISON, LOUISE M. ELLISON, DIED INTESTATE ON DECEMBER 5, 1990, IN SHELBY COUNTY, ALABAMA, LEAVING THE SAME CHILDREN AS ARE THE ABOVE GRANTORS AND THERE WERE NO DEBTS OF HER ESTATE. ALL PARTIES, INCLUDING C. E. ELLISON, LOUISE M. ELLISON, AND THE SURVIVING CHILDREN, JAMES B. ELLISON, C. DALTON ELLISON, ALICE KATHERINE GAIL ELLISON AND JANICE E. CULVER, WERE, AT THE TIME OF THE DEATH OF THEIR FATHER AND MOTHER, OF SOUND MIND, OVER AGE OF TWENTY-ONE YEARS, AND UNDER NO LEGAL INCAPACITIES.

02/25/1993-05405
01:01 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, WE have hereunto set OUR hand(s) and seal(s), this 23rd day of Feb, 19 93.

WITNESS

(Signature) (Seal)

(JAMES B. ELLISON)

(Signature) (Seal)

(ALICE KATHERINE GAIL ELLISON)

(Signature) (Seal)

(JANICE E. CULVER)

(Signature) (Seal)

(C. DALTON ELLISON)

(Signature) (Seal)

(JANICE E. CULVER)

(Signature) (Seal)

(JANICE E. CULVER)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, THE UNDERSIGNED AUTHORITY, a Notary Public in and for said County, in said State, hereby certify that JAMES B. ELLISON, A MARRIED MAN, C. DALTON ELLISON, A MARRIED MAN, ALICE KATHERINE GAIL ELLISON, A SINGLE WOMAN, AND JANICE E. CULVER, A MARRIED WOMAN, whose name s ARE signed to the foregoing conveyance, and who ARE known to me, acknowledged before me on this day, that being informed of the contents of the conveyance THEY executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23 day of Feb A.D., 1993

My Commission Expires:

Notary Public